

045.A

Map

0006

Block

0011.1

Lot

1 of 1

CARD

Residential

ARLINGTON

APPRaised: 572,500 /

USE VALUE: 572,500 /

ASSESSed: 572,500 /

Total Card /

572,500

Total Parcel

572,500

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07/12/18

!15530!

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PROPERTY LOCATION

No	Alt No	Direction/Street/City
11		BELTON ST, ARLINGTON

OWNERSHIP

Owner 1:	O'BRIEN DIANNE				
Owner 2:					
Owner 3:					
Street 1:	11 BELTON ST #1				
Street 2:					
Twn/City:	ARLINGTON				
St/Prov:	MA	Cntry:		Own Occ:	Y
Postal:	02476	Type:			

PREVIOUS OWNER

Owner 1:	GRANDFIELD JOHN/JANICE -		
Owner 2:	-		
Street 1:	11 BELTON ST #1		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry:	
Postal:	02476		

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1927, having primarily Vinyl Exterior and 1274 Square Feet, with 2 Units, 1 Bath, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0		Sq. Ft.	Site		0	0.	0.00	7905												G9				

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
102	0.000	572,500			572,500
Total Card	0.000	572,500			572,500
Total Parcel	0.000	572,500			572,500
Source:	Market Adj Cost	Total Value per SQ unit /Card:	449.37	/Parcel:	449.3

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	564,100	0	.		564,100	564,100	Year End Roll	12/18/2019
2019	102	FV	553,100	0	.		553,100	553,100	Year End Roll	1/3/2019
2018	102	FV	490,400	0	.		490,400	490,400	Year End Roll	12/20/2017
2017	102	FV	448,000	0	.		448,000	448,000	Year End Roll	1/3/2017
2016	102	FV	448,000	0	.		448,000	448,000	Year End	1/4/2016
2015	102	FV	408,000	0	.		408,000	408,000	Year End Roll	12/11/2014
2014	102	FV	389,900	0	.		389,900	389,900	Year End Roll	12/16/2013
2013	102	FV	389,900	0	.		389,900	389,900		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
GRANDFIELD JOHN	56934-281		6/1/2011		405,000	No	No		
RUMA-IVERS LOUI	50758-462		2/21/2008		400,000	No	No		
RUMA-IVERS LOUI	50343-165		11/13/2007	Family		No	No		M DEED

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
1/14/2016	45	Inter Fi	100,000					

ACTIVITY INFORMATION

Date	Result	By	Name
7/12/2018	Measured	DGM	D Mann
2/5/2008	External Ins	BR	B Rossignol

Sign:

VERIFICATION OF VISIT NOT DATA

__/__/__

Total AC/HA: 0.00000

Total SF/SM: 0

Parcel LUC: 102

Condo

Prime NB Desc: CND

Total:

Spl Credit

Total:

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

Database: AssessPro - FY2021

apro

2021

UnSketched SubAreas:
GLA: 1274,